



**HISTORICAL SOCIETY NEWSLETTER ≈ WILLINGTON**

**April 2011** **Volume XL No. 1**

**The Willington Historical Society  
Presents:**



**REPAIRING THE  
GLAZIER TAVERN**

**Friday May 13th, 2011 — 7PM**

**Willington Public Library**

**BY SARA NELSON,  
ARCHITECT  
&  
BRUCE CLOUETTE,  
ARCHEOLOGICAL &  
HISTORICAL SERVICES**

**DISCUSSION TO FOLLOW**

**Repairing the Glazier Tavern  
On the Willington Town Green**

On Friday May 13th, at 7:00 PM in Willington Public Library, the public is invited to a presentation on the recently completed *Conditions Assessment Study* on the 1815 Glazier Tavern.

Sara Nelson from Nelson Edwards Company Architects, LLC of Branford, CT and Bruce Clouette, Ph.D. of Archaeological and Historical Services, Inc. from Mansfield, CT will present information prioritizing repairs, history, historical appearance, historical aspects uncovered (ballroom, taproom) and considerations for future uses.

After the presentation, Robert Shabot, President of the Willington Historical Society, will lead a discussion about where to start, how to fund, and when to begin.

# TAVERN TIMES



## The Glazier Tavern ....

### To Paint or Not to Paint

#### The When and Why.....

The painting question and answer should be an easy straight-forward one, of yes, it needs painting and yes, let's get it done, soon! If only it were that easy.

With an historic building, the whole process gets a little more involved than just "let's get it done." Especially, when restoration of the exterior to an 'original' look is a goal.

There are a few issues that need to be addressed before painting can begin. The first issue centers around the paint that is already on the building. Since that paint contains lead, it needs to be removed before repainting. This work falls under the EPA's lead - based paint program, which is a Federal Regulatory Program that effects contractors who disturb painted surfaces dating before 1978. The paint abatement increases the cost of re-painting significantly, with an estimate of \$25,000 to complete the repainting.

Another project that needs to be completed, before removal of the paint can proceed, is a number of paint samples need to be taken from various exterior locations on the tavern in order to determine the age of various components of the structure. The paint analysis is essential for the determination of the historic 'appearance' of the Tavern. One case in point is the windows: are the six over six windows original to the structure? They could be if the paint on the window sash and body of the building are the same age. If the paint doesn't match, the original windows could have been of a different configuration, such as twelve over twelve. The paint analysis is a project unto itself with a cost estimate of \$6,325 from Building Conservation Associates Inc, of Dedham, MA, that specializes in paint analysis for restoration purposes.

Several other considerations prior to repainting include the reconstruction of the front entry door and its surround, to a period look. Additionally, the picture window area on the East side needs to be filled in and a period window installed.

The painting of the tavern is but one of the urgent items on our to-do-list compiled in the Conditions Assessment Study of the tavern. Other stabilization items that need to be addressed, are structural issues in the basement, in order to allow a reasonable number of visitors on the first floor, as well as additional support in the attic to stabilize and decrease the deflection of the roof members. Finally, there is a need to rebuild the top portion of the chimney down to the roof line. These three additional areas that require attention have been estimated to cost in the vicinity of \$57,500.

The bottom line is, the Willington Historical Society needs to maintain a certain level of reserve funds for year to year operations. At present that requires in the neighborhood of \$6,400 a year in expenses. Our plan at the present time is to maintain a treasury balance to cover at least a five year period, plus an amount as an emergency fund.

So where does that put the Society in so far as getting these projects done? Well, the question is: Does the Society need to have the full amounts for all this work? Again, the answer isn't simple, the Society will apply for various grants to help defer the repair and stabilization costs. Some could be outright grants but most are offered as matching funds of 50%. What this means is that the grant will pay half the cost of proposed specific work. The catch is, in order to qualify for a matching grant the Society must show that we have the full amount for the entire project cost available in our treasury. An example would be, a \$50,000 matching grant would require the Society to have \$100,000 in the treasury, not just a matching \$50,000 amount. The pay out of a grant may be accomplished in two ways; either in amounts as the work progresses or at the time when a project is completed.

The take home point is, that the Society has a good number of items on our to-do-list. We need to pick and choose carefully as we move forward to stabilize a nearly 200 year old structure. We have some resources on hand to tackle a number of the urgent projects, but not all. That brings us to the point of continuing various projects through fund raising campaigns in partnership with individuals, foundations and businesses.

## From The Presidents Desk:



### What we've been up to .... The Executive Board, that is

Our own type of 'March Madness' played into our laps this Spring at the Historical Society, in the form of a grant application. Since the completion of the Conditions Assessment Study and the specific identification of urgent repairs needed at the Glazier Tavern, we had set our sights on grants as a way to offset a portion of the projected costs. To that end we embarked on a nail biting, nerve wracking three and a half week journey into grant writing. The goal in our sights was a \$50,000 matching grant from the Connecticut Commission of Culture and Tourism for Historic Restoration.

For the technical aspects of the grant application we again engaged the services of Nelson Edwards Company Architects LLC of Branford, CT and Gible Norden Champion Brown Consulting Engineers, Inc. of Old Saybrook, CT. Both firms were involved with the Conditions Assessment project for the tavern last year.

Together, we made the dead line of April first, for filing the application. Now we WAIT for a determination from the Commission, sometime in May, if our project will be selected for funding.

Finally, the Society has submitted a letter of inquiry to The 1772 foundation for consideration to apply for a matching grant. This grant would help to fund a paint sampling analysis at the tavern that would date and authenticate various features of the building to the time period that the tavern was constructed. Again, time will tell if we will be invited to complete an application.

We've started our journey .....  
Bob Shabot, President

## GETTING TO KNOW US

<b>President:</b>	<b>Bob Shabot</b> we3inct@sbcglobal.net
<b>Vice president:</b>	<b>Paul Weigold</b> pweigold52@yahoo.com
<b>Treasurer:</b>	<b>Sue Schur</b> sue.b.schur@snet.net
<b>Secretary:</b>	<b>Catherine Lynch</b> catherin.lynch@sbcglobal.net
<b>Committee Chairs:</b>	
<b>Publicity:</b>	<b>Dave Schreiber</b>
<b>Acquisition:</b>	<b>Lisa Ferriere</b>
<b>Membership:</b>	<b>Betty Robertson</b>
<b>Ways and Means:</b>	<b>Melanie Tenney-Becker</b>

## HELP NEEDED!

**WHEN:** Saturday, May 7th - 9:00 a.m. to Noon, rain or shine! Please plan to come for part or ALL of the morning.

**WHERE:** The Daniel Glazier Tavern on the Willington Town Green!

**TASKS:** Clearing /cleaning the basement (top priority) AND clearing/piling brush, as well as raking and other yard work.

**WHO:** Anyone who is willing and able to "pitch" in to "pitch" out. Please be aware that the basement is damp and musty, so volunteers are needed who can tolerate those conditions. We can provide dust masks, but please bring gloves and wear OLD clothes. And you may wish to wear a hat or scarf on your head.

Those who cannot work inside, please bring gloves and a rake for helping with yard work.

We can also use people who would be willing to transport the trash to the transfer station.

**RSVP:** (to give us an idea how many brownies and/or cookies to prepare – yes, that is a bribe) to Willington Historical Society [sue.b.schur@snet.net](mailto:sue.b.schur@snet.net) or call 860-429-2148 and leave a message. But if you haven't responded, come anyway, we can certainly use all hands (and feet).

## ACQUISITIONS

Thanks to Ken Vonasek of Marlborough, MA for a collection of Town of Willington year end reports covering the years 1885-1962.

Ken received the reports from his mother, Catherine Vonasek Bugbee. She originally received them from her deceased 2<sup>nd</sup> husband, Phil Bugbee, who received them from his brother, Paul.

The reports are in four bound volumes covering the periods 1885-1915, 1916-1935, 1936-1950, 1951-1962.

A few excerpts from the 1886 Report;

Town Expenses:

Town Clerk and Treasurer .....	30.00
Selectmen .....	105.50
Paupers Care .....	463.00
Damage to sheep by dogs.....	6.00
Schools .....	1,282.30

"Many of the school buildings are going to decay for the want of a coat of paint or a few repairs, and in some instances the school furniture is in bad plight from the hands of the pupils. This ought to be corrected."